



Legislation Text

File #: 3076-2015, **Version:** 1

BACKGROUND: This legislation authorizes the Finance and Management Director to enter into a contract on behalf of the Office of Construction Management with Palmetto Construction Services, LLC for Phase 1 renovations at the 4252 Groves Road Building. Under this first phase, several Public Safety divisions will be housed in the facility. The Fire Division Warehouse will be relocated from its current home on Williams Road which is leased property. This Warehouse houses back up Fire apparatus, Emergency Response Vehicles, Rescue Vehicles, EMS Emergency Units, various supplies such as janitorial, emergency services and medical supplies, fire equipment (such as hoses and additional turnout gear), and other equipment utilized by the Division of Fire that is otherwise not housed at one of the Fire Stations or at the Training Academy. Additionally, the Support Services Division will be relocated from the Fleet Operations Building at 4211 Groves Road where it was temporarily relocated to when the former Greenlawn Complex was demolished, and the Weights/Measures/Licensing Division will be relocated from the Piedmont Building. Under this first phase the entire Support Services Division will be under the same roof.

Renovations of the building will include replacement of the exterior building envelope, as well as interior renovations on approximately one-half of the existing building. Interior renovations will include office space, HVAC, electrical, and fire suppression systems. The existing roof will remain, but will be renovated/improved in terms of structure and weather tightness. Site work will also include new storm lines to properly handle storm water, and asphalt paving around the building. It should be noted that interior office space renovations will accommodate city employees as well as public access for the Weights/Measures/Licensing division.

Formal bids were solicited and four (4) companies submitted bids on November 18, 2015 as follows (0 FBE, 0 MBE):

Palmetto Construction Service, LLC	\$12,583,341.00
R. W. Setterlin Building Company	\$12,621,699.00
Gutknecht Construction	\$12,933,699.00
Robertson Construction	\$13,513,140.00

The Office of Construction Management recommends the bid award be made to the most responsive and responsible bidder, Palmetto Construction Service, LLC.

Emergency action is requested so that necessary building renovations can commence without delay and the aforementioned City divisions can be relocated as quickly as possible.

Palmetto Construction Services, LLC, Contract Compliance No. 27-2790089, expiration date November 4, 2017.

Fiscal Impact: The cost of this contract is \$12,583,341.00 and is budgeted and available within the Construction Management Capital Improvement Fund. This legislation will also amend the 2015 Capital Improvement Budget and transfer funds between projects within the Construction Management Capital Improvement Fund to ensure that spending authority is available in the correct area of expense.

To amend the 2015 Capital Improvement Budget; to authorize the City Auditor to transfer funds within the Construction

Management Capital Improvement Fund; to authorize the Finance and Management Director to enter into a contract, on behalf of the Office of Construction Management, with Palmetto Construction Services, LLC for Phase 1 Renovations at the 4252 Groves Road Building; to authorize the expenditure of \$12,583,341.00 from the Construction Management Capital Improvement Fund; and to declare an emergency. (\$12,583,341.00)

WHEREAS, it is necessary to amend the 2015 Capital Improvement Budget and to transfer cash between projects within the Construction Management Capital Improvement Fund; and

WHEREAS, the Department of Finance and Management, Office of Construction Management desires to enter into a contract with Palmetto Construction Services, LLC for Phase 1 renovations at 4252 Groves Road; and

WHEREAS, formal bids were solicited and the City received four (4) bids; and

WHEREAS, Palmetto Construction Services, LLC was deemed the lowest, most responsive, and responsible bidder; and

WHEREAS, an emergency exists in the usual daily operation of the Finance and Management Department, Office of Construction Management, in that it is immediately necessary to authorize the Director to enter into a contract with Palmetto Construction Services, LLC for Phase 1 renovations at the 4252 Groves Road Building, thereby preserving the public health, peace, property, safety, and welfare; now, therefore

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF COLUMBUS:

SECTION 1. That the 2015 Capital Improvement Budget be amended due to cancellation of encumbrances from completed projects and to provide sufficient authority for this project as follows:

Fund 733

Project Number / Project / Current CIB Authority / Amendment Amount / Revised CIB Amount

570031 - 100002/City Hall Renovations-HVAC/Unvoted Carryover/\$ 7,862,484/\$21,842/\$7,884,326

570057 - 100001/Groves Road Building Renov/Unvoted Carryover/\$5,511,300/\$(9,651)/\$5,501,649

SECTION 2. That the 2015 Capital Improvement Budget be amended as follows:

Fund 733

Project Number / Project / Current CIB Authority / Amendment Amount / Revised CIB Amount

570031 - 100002/City Hall Renovations - HVAC/Unvoted Carryover/\$7,884,326/(\$7,081,692)/\$802,634

570057 - 100001/Groves Road Building Renov./Unvoted Carryover/\$5,501,649/\$7,081,692/\$12,583,341

SECTION 3. That the transfer of cash and appropriation within the Construction Management Capital Improvement Fund be authorized as follows:

FROM:

Fund/Project / Project Name / O.L. 01-03 Code / OCA / Amount

733/570031 - 100002/City Hall Renovations - HVAC/06-6620/733102/\$7,081,692.82

TO:

Fund/Project / Project Name / O.L. 01-03 Code / OCA / Amount

733/570057 - 100001/Groves Road Building Renov./06-6620/735701/\$7,081,692.82

SECTION 4. That the Finance and Management Director is hereby authorized and directed to enter into a contract, on behalf of the Office of Construction Management, with Palmetto Construction Services, LLC for Phase 1 renovations at

the 4252 Groves Road Building.

SECTION 5. That the expenditure of \$12,583,341.00, or so much thereof as may be necessary in regard to the action authorized in SECTION 4, be and is hereby authorized and approved as follows:

Division: 45-50

Fund: 733

Project: 570057-100001

OCA Code: 735701

Object Level 1: 06

Object Level 3: 6620

Amount: \$12,583,341.00

SECTION 6. That the monies in the foregoing Sections shall be paid upon order of the Director of Finance and Management, and that no order shall be drawn or money paid except by voucher, the form of which shall be approved by the City Auditor.

SECTION 7. That the funds necessary to carry out the purpose of this ordinance are hereby deemed appropriated, and the City Auditor shall establish such accounting codes as necessary.

SECTION 8. That the City Auditor is authorized to make any accounting changes to revise the funding source for all contracts or contract modifications associated with this ordinance.

SECTION 9. That the City Auditor is hereby authorized to transfer the unencumbered balance in a project account to the unallocated balance account within the same fund upon receipt of certification by the Director of the Department administering said project that the project has been completed and the monies are no longer required for said project.

SECTION 10. That for the reasons stated in the preamble hereto, which is hereby made a part hereof, this ordinance is hereby declared to be an emergency measure and shall take effect and be in force from and after its passage and approval by the Mayor or ten days after passage if the Mayor neither approves nor vetoes the same.